



CC:

BUILDING DEPT. ☐  
TOWN CLERK ☐

**TOWN OF NEW WINDSOR**  
**ZONING BOARD OF APPEALS - Regular Session**  
**Date: MARCH 24, 2008**

**AGENDA**

7:30 p.m. – Roll Call

**PRELIMINARY MEETINGS:**

- 1. HENRY VAN LEEUWEN (08-12)** Request for the following variances for Proposed

**LOT #1:**

**(Proposed Lot #2 complies with zoning, as referred by Planning Board (08-05))**

36,311 s.f. Gross Minimum Lot Area and;  
4,311 s.f. Net Minimum Lot Area and;  
4 ft. Front Yard Setback

All at 345 Beattie Road in an R-1 Zone **(55-2-13)**

- 2. ED BIAGINI (08-13)** Request for the following variances for Proposed

	<u><b>LOT #1</b></u>	<u><b>LOT #2</b></u>	<u><b>LOT #3</b></u>
Gross Minimum Lot Area:	50,271 sf	32,230 sf	40,713 sf
Net Minimum Lot Area:	20,631 sf	4,548 sf	14,408 sf
Minimum Lot Width:	38 ft.	36 ft.	—
Front Yard Setback	2 ft.	--	--
Side Yard Setback	20 ft.	--	--
Total Side Yard Setback	5 ft.	--	--

All at Little Brook Court in an R-1 Zone **(74-1-4)** **(As referred by Planning Board (#08-04))**

- 3. SIGN LANGUAGE (for New Windsor Business Park) (08-09)** Request for 14 ft. 9" Width for proposed wall sign at 460 Temple Hill Road in a PI Zone **(4-2-16.42)**

**PUBLIC HEARINGS:**

- 4. HENRY VAN LEEUWEN (08-06)** Request for 25 ft. Side Yard Setback for proposed single family home at 340 Beattie Road in an R-1 Zone **(55-1-146)**
- 5. DANIEL SPIES (08-07)** Request for 28 ft. Side Yard Setback for proposed addition to single family home at 209 Bethlehem Road in an R-1 Zone **(54-1-37)**

(2)

6. **ERIC & MICHELLE AZOFF (08-08)** Request for 1 ft. height for proposed 5 ft. fence between the building and the street at 1003 Forest Glen in an R-4 Zone **(89-4-10)**

7. **ROTTMEIER FAMILY TRUST (08-04) (Newburgh Pork Store )** Request for:

SIGN #1	5 ft. 6 inch Height
SIGN #2	6 ft. Height
SIGN #4	12 ft. 6" length
SIGN #5	15 ft. length and; 1 additional wall sign
SIGN #6	6 ft. 6 inch length and; 1 additional wall sign
SIGN #7	196 sq. ft. and; 3 ft. 3" Height
SIGN #8	1 – "A"-Frame Sign at Road Sign
SIGN #9	1 – Swinging Sign

All at 327 Windsor Highway in a C Zone **(45-1-40.1)**

(NEXT MEETING – APRIL 9, 2008)